BK 3769

ESTES RESERVOIR - LOT ON HARDING PL. REAR
DUDLEY PROP.

WARRANTY DEED

In consideration of and pursuant to resolution No. 63-176 of the Metropolitan Government of Nashville and Davidson County and a Chancery Court decree in the case of City of Nashville vs. Nashville Suburban Utility District et al. entered in Minute Book 190 page 190, and recorded in Book 3707 page 531 Register's Office Davidson County, the Nashville Suburban Utility District has bargained and sold, and by these presents does transfer and convey unto the Metropolitan Government of Nashville and Davidson County its successors and assigns, a certain tract of parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEGINNING at a certain point in a line which is a prolongation of the Easterly right of way line of Estes Avenue projected, which line is also a prolongation of the Westerly line of Lot 44 on the plan of Section 1 of Westhaven as recorded in Book 1130, Page 7, Register's Office for Davidson County, Tennessee, said beginning point being 955 feet South of the Northwest Corner of said Lot 44, which corner is also the intersection of the Southerly right of way line of Harding Place and the Easterly right of way line of Estes Avenue projected; said beginning point being also the Northwesterly corner of Lot 41 on an unrecorded map of Westhaven prepared by Z. J. Wilkinson, Surveyor, on January 29, 1938; thence in an easterly direction 535 feet to the Northeast corner of said lot 41, which is a point in the Westerly right of way line of an unnamed 50-foot drive shown on said unrecorded map of Westhaven, said unnamed drive being also an extension or prolongation of the unnamed 50-foot drive lying between Lot 45 and Lot 46 on the recorded plan of Section 1 of Westhaven referred to above; thence in a Southerly direction along the Westerly right of way line of said unnamed 50-foot drive 300 feet to a point which is the Southeast corner of said Lot 41 on said unrecorded map of Westhaven; thence in a Westerly direction 550 feet to a point in the line which is a prolongation of the Easterly right of way line of Estes Avenue and is also a prolongation of the Westerly line of Lot 44 in the said recorded plan of Section 1 of Westhaven, said point being also the Southwest corner of said Lot 41; thence in a Northerly direction along said Easterly right of way line of Estes Avenue projected a distance of 300 feet to the point of beginning; containing 3.71 acres according to survey of A. J. Wilkinson, Surveyor, on January 29, 1938.

Being all of the property conveyed to the Nashville Suburban Utility District by deed from Guilford Dudley and wife and recorded in Book 1181 page 486 Register's Office Davidson County.

Said property is granted with all easements and is subject to all conditions and encumbrances contained in the deed from Guilford Dudley et ux to Nashville Suburban Utility District of record in Book 1181 page 486 Register's Office Davidson County.

To Have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to The Metropolitan Government of Nashville and Davidson County, its successors and assigns, forever. And it does covenant with the said Metropolitan Government of Nashville and Davidson County it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as aforesaid.

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